

EXHIBIT 13

Supervisor - Alexander Jamieson

Town Board

Brendan W. Medican
Cynthia Smith
Robert Valentine
Ryan C. Wensley

Town Justices -

Janet M. Haistip
Sharon Worthy-Spiegl

TOWN OF CHESTER

1786 Kings Highway
Chester, NY 10918

Tel: (845) 469-7000
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www.chester-ny.gov

Town Clerk - Linda A. Zappala

Highway Supt. - Anthony LaSpina

Receiver of Taxes - Vincent A. Maniscalco

Building Inspector - James Farr

Assessor - John Schuler, III

Police Dept. - Daniel J. Doellinger, Chief

To: John Petroccione, P.E.

From: Jim Farr, P.E., Town of Chester Building Inspector

Date: 6 April 2018

Re: Greens of Chester Model 2700

Design Professional: John Till, R.A. Architect

Pursuant to your request we have reviewed the Greens of Chester Model 2500 plans. This review is for the generic Model 2700 and not to be considered for a specific building lot. The following are our comments:

1. Place a note on the plan the indicating that the basement is "Unfinished space and not to be used for Living Space as defined by IRC 2015."
2. There is a room noted on the first floor whose use is noted as "Slop Kitchen". Please clarify the use of this space.
3. On Sheet A-2 add to the floor area table the area of "unfinished" space.
4. The interior home walls on the first and second floors that are shaded black. Provide a detail of this wall section.
5. Sheet A-5 includes two exterior wall sections appear to be identical. If they are identical, please delete one of them.
6. Note on the plans the number of bedrooms in the home.
7. Note on plans that the building is for single family occupancy.
8. Note on plans that the rooms are only to be used for the purposes noted on the plan.

9. Lighting needs to be provided for the interior and exterior stairways.
10. Light switch locations should be provided.
11. Electrical, plumbing and mechanical plans should be provided.
12. ResCheck will be required with each submittal.
13. A site plan with grading and utility locations shall be provided with each submittal on the same size sheet as the building plans. Alternatively, the site plan can be included on the architectural plans.
14. The stairwell wall section shall be provided
15. The home mechanical systems, hot water tank, water, wastewater, electrical panel, etc. shall be shown on the plan. The hot water tank and furnace are only shown generically.
16. Water meters will be required. Confirm with water department the meter type required.
17. Show footing depth on wall sections.
18. Sheet A-2 shows a 42-inch deck handrailing which conflicts with the deck detail on sheet A-6.
19. A door should be shown at the top of the basement stairs.
20. Note the number of feet above the grade plan per the IRC 2015 definition on the plans.

Should you have any questions please call me at (914) 474-1980 or e-mail me at JFarr@Farr-Engineering.com.

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To: John Petroccione, P.E.

From: Jim Farr, P.E., Town of Chester Building Inspector

Date: 6 April 2018

Re: Greens of Chester Model 2500

Design Professional: John Till, R.A. Architect

Pursuant to your request we have reviewed the Greens of Chester Model 2500 plans. This review is for the generic Model 2500 and not to be considered for a specific building lot. The following are our comments:

1. Place a note on the plan indicating that the basement is "Unfinished space and not to be used for Living Space as defined by IRC 2015."
2. There is a room noted on the first floor whose use is noted as P.O.K. Please clarify the use of this space.
3. The interior home walls on the first and second floors that are shaded black. Provide a detail of this wall section.
4. Sheet A-5 includes two exterior wall sections appear to be identical. If they are identical, please delete one of them.
5. Note on the plans the number of bedrooms in the home.
6. Note on plans that the building is for single family occupancy.
7. Note on plans that the rooms are only to be used for the purposes noted on the plan.
8. Locations of all water using fixtures including sinks, dishwashers, clothes washers, etc. shall be shown on the architectural plans.

9. Lighting needs to be provided for the interior and exterior stairways.
10. Light switch locations should be provided.
11. Electrical, plumbing and mechanical plans should be provided.
12. ResCheck will be required with each submittal.
13. A site plan with grading and utility locations shall be provided with each submittal on the same size sheet as the building plans. Alternatively, the site plan can be included on the architectural plans.
14. The stairwell wall section shall be provided
15. The home mechanical systems, hot water tank, water, wastewater, electrical panel, etc. shall be shown on the plan.
16. Water meters will be required. Confirm with water department the meter typed required.
17. Show footing depth on wall sections.
18. Sheet A-2 shows a 42-inch deck handrailing which conflicts with the deck detail on sheet A-6.
19. A landing is required at the bottom of the deck.
20. A door should be shown at the top of the basement stairs.
21. Note the number of feet above the grade plan per the IRC 2015 definition on the plans.

Should you have any questions please call me at (914) 474-1980 or e-mail me at JFarr@Farr-Engineering.com.